



# CITY OF CHARLESTON TECHNICAL REVIEW COMMITTEE (TRC)

## Site Plans and Subdivisions

4/16/2020

SITE PLANS, SUBDIVISION CONCEPT PLANS, PRELIMINARY SUBDIVISION PLATS, ROAD CONSTRUCTION PLANS AND PHASING PLANS

A meeting of the City of Charleston Technical Review Committee will be held at 9:00 a.m. on the above date in the Building Inspections Conference Room, 1st Floor, 2 George St. The following applications will be reviewed:

### #1 BRANTLEY PARK

#### 9:00 SITE PLAN

Project Classification: SITE PLAN

Address: 1708 BRANTLEY DR.

Location: JAMES ISLAND

TMS#: 4250300035

Acres: .46

# Lots (for subdiv):

# Units (multi-fam./Concept Plans):

Zoning: GB

City Project ID: TRC-SP2020-000334

Submittal Review #: PRE-APP

Board Approval Required:

Owner: CITY OF CHARLESTON/TOWN OF JAMES ISLAND

Applicant: DAVIS & FLOYD, INC

Contact: STEVEN WALL

843-554-8602

swall@davisfloyd.com

Misc notes: Construction of five on-street parking spaces, a sidewalk along Brantley Dr., gravel trails, and associated grading and drainage.

#### RESULTS:

### #2 SATORI WEST ASHLEY (AKA GATEWAY APARTMENTS)

#### 9:15 SITE PLAN

Project Classification: SITE PLAN

Address: SAVANNAH HIGHWAY

Location: WEST ASHLEY

TMS#: 2860000033

Acres: 16.01

# Lots (for subdiv):

# Units (multi-fam./Concept Plans): 297

Zoning: GB

City Project ID: 161118-SavannahHwy-1

Submittal Review #: 4TH REVIEW

Board Approval Required: DRB, BZA-SD

Owner: DAVIS DEVELOPMENT

Applicant: HLA, INC.

Contact: ADRIANA CARSON

843-763-1166

acarson@hlainc.com

Misc notes: Construction plans for a 297 unit multi-family development and associated improvements.

#### RESULTS:

### #3 THE CROSSING AT VERDIER (PLAT)

#### 9:30 PRELIMINARY SUBDIVISION PLAT

Project Classification: MAJOR SUBDIVISION

Address: PEPPERBUSH STREET

Location: WEST ASHLEY

TMS#: 3010000028

Acres: 21.275

# Lots (for subdiv): -

# Units (multi-fam./Concept Plans): 42

Zoning: PUD-SFR

City Project ID: TRC-SUB2019-000137

Submittal Review #: 3RD REVIEW

Board Approval Required: PC

Owner: BFK HOLDINGS, LLC

Applicant: HLA, INC.

Contact: RYAN WILLIAMS

843-763-1166

rwilliams@hlainc.com

Misc notes: Preliminary plat for a 42 lot single family residential development.

#### RESULTS:

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**#4 THE CROSSING AT VERDIER (ROADS)****9:45 ROAD CONSTRUCTION PLANS**

Project Classification: MAJOR SUBDIVISION

Address: PEPPERBUSH STREET

Location: WEST ASHLEY

TMS#: 3010000028

Acres: 21.275

# Lots (for subdiv): -

# Units (multi-fam./Concept Plans): 42

Zoning: PUD-SFR

City Project ID: TRC-SUB2019-000137

Submittal Review #: 3RD REVIEW

Board Approval Required: PC

Owner: BFK HOLDINGS, LLC

Applicant: HLA, INC.

Contact: RYAN WILLIAMS

843-763-1166

rwilliams@hlainc.com

*Misc notes: Road construction plans for a 42 lot single family residential development.***RESULTS:**

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**#5 MARSHES AT DANIEL ISLAND - ESP****10:00 SITE PLAN**

Project Classification: SITE PLAN

Address: 144 FAIRBANKS DR

Location: DANIEL ISLAND

TMS#: 2710000010

Acres: 16.78

# Lots (for subdiv):

# Units (multi-fam./Concept Plans):

Zoning: DI-GO

City Project ID: TRC-SP2020-000333

Submittal Review #: 1ST REVIEW

Board Approval Required:

Owner: SM CHARLESTON, LLC

Applicant: SEAMON, WHITESIDE, &amp; ASSOCIATES

Contact: CHRIS ACKERMAN

843-884-1667

cackerman@seamonwhiteside.com

*Misc notes: Early Site Package***RESULTS:**

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**#6 SWEETGRASS AT WEST ASHLEY CIRCLE****10:15 SITE PLAN**

Project Classification: SITE PLAN

Address: CORNER OF BEES FERRY ROAD AND WEST AS

Location: WEST ASHLEY

TMS#: 3010000027

Acres: 10.79

# Lots (for subdiv): 1

# Units (multi-fam./Concept Plans): 186

Zoning: GB

City Project ID: TRC-SP2019-000203

Submittal Review #: 4TH REVIEW

Board Approval Required: DRB, BZA-SD

Owner: MADISON CAPITAL GROUP

Applicant: SEAMONWHITESIDE + ASSOCIATES

Contact: PATTERSON FARMER

843-884-1667

pfarmer@seamonwhiteside.com

*Misc notes: Construction plans for a 186 unit apartment development and associated improvements.***RESULTS:**

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**#7 1426 MEETING STREET ROAD****10:30 SITE PLAN**

Project Classification: SITE PLAN

Address: 1426 MEETING STREET ROAD

Location: PENINSULA

TMS#: 4641400121

Acres: 0.23

# Lots (for subdiv):

# Units (multi-fam./Concept Plans): 0

Zoning: UP

City Project ID: TRC-SP2019-000208

Submittal Review #: 3RD REVIEW

Board Approval Required: DRB

Owner: RUTLEDGE CENTER DEVELOPMENT PARTNERS, LLC

Applicant: FORSBERG ENGINEERING &amp; SURVEYING, INC. 843-571-2622

Contact: CHRISTIAN HUNKIN

chunkin@forsberg-engineering.com

*Misc notes: Construction plans for a new 8,500 square foot office building and associated improvements.***RESULTS:**

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**#8 FREE FLY APPAREL BUILDING ADDITION****10:45 SITE PLAN**

Project Classification: SITE PLAN

Address: 711 MEETING STREET

Location: PENINSULA

TMS#: 4631202052

Acres: .27

# Lots (for subdiv): 1

# Units (multi-fam./Concept Plans): 0

Zoning: LB

City Project ID: TRC-SP2019-000235

Submittal Review #: 3RD REVIEW

Board Approval Required:

Owner: SUTTON PROPERTIES, LLC

Applicant: FORSBERG ENGINEERING

843-571-2622

Contact: WILLIAM WEATHERS [wwathers@forsberg-engineering.com](mailto:wwathers@forsberg-engineering.com)**Misc notes:** Construction plans for a new 2,266 square feet addition to an existing building and associated improvements.**RESULTS:**

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**#9 RIVERLAND OAKS****11:00 SUBDIVISION CONCEPT PLAN**

Project Classification: MAJOR SUBDIVISION

Address: 0 MAYBANK HIGHWAY

Location: JAMES ISLAND

TMS#: 3430000002.082

Acres: 28.597

# Lots (for subdiv): 146

# Units (multi-fam./Concept Plans):

Zoning: DR-6

City Project ID: TRC-SUB2020-000144

Submittal Review #: 1ST REVIEW

Board Approval Required: DRB, PC

Owner: VENN JAMES ISLAND, LLC

Applicant: HUSSEYGAYBELL

843-849-7500

Contact: JUSTIN ROBINETTE

[jrobinette@husseygaybell.com](mailto:jrobinette@husseygaybell.com)**Misc notes:** Single Family Attached**RESULTS:**

Site plans and subdivisions are reviewed by the following: Dept of Planning, Preservation Sustainability, Zoning Division, GIS Division, Engineering Division, Engineering MS4, Dept of Parks, Dept of Traffic Transportation, Fire Dept and ADA/Legal Division.

Individuals with questions concerning the above items should contact Eric Schultz, TRC Administrator, in the Department of Planning, Preservation and Sustainability at (843) 724-3790. Files containing information pertinent to the above applications are available for public review at the City of Charleston Zoning Office, 2 George Street, during regular working hours, 8:30 a.m. to 5:00 p.m., daily except weekends and holidays. In accordance with the Americans with Disabilities Act, people who need alternative formats, ASL (American Sign Language) Interpretation or other accommodation please contact Janet Schumacher at (843) 577-1389 or email to [schumacherj@charleston-sc.gov](mailto:schumacherj@charleston-sc.gov) three business days prior to the meeting.